

This instrument prepared by and
~~after recording returns to:~~
Michael L. Womack
Williams, McDaniel, Wolfe & Womack, P.C.
5521 Murray Road
Memphis, Tennessee 38119-3717
(901) 767-8200

WARRANTY DEED

Marilyn Jean Zellner, Co-Trustee of the Louis Bozof Living Trust dated October 16, 1989, and

Arlene Sue Baer, Co-Trustee of the Louis Bozof Living Trust dated October 16, 1989, Grantor(s)

to

Stanley Nesler and Wanda Nesler, husband and wife, Grantee(s)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Marilyn Jean Zellner, Co-Trustee of the Louis Bozof Living Trust dated October 16, 1989, and Arlene Sue Baer, Co-Trustee of the Louis Bozof Living Trust dated October 16, 1989** do hereby sell, convey, and warrant unto **Stanley Nesler and Wanda Nesler, husband and wife**, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

Prior instrument reference: Book 288, Page 188 of the conveyance records of DeSoto County, Mississippi and by Last Will of Louis Bozof, filed in the records of The Chancery Court of DeSoto County, Mississippi as No. 05-05-0877, on May 23, 2005.

The warranty in this deed is subject to rights-of-way and easements for public roads and public utilities, subdivision, and zoning regulations in effect in Hernando, DeSoto County, Mississippi, and further subject to all applicable building restrictions, building lines and all easements and restrictive covenants of record.

It is agreed and understood that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the Grantor(s) agree to pay to said Grantee(s) or their assigns any deficit on an actual proration.

Baskin McCardell

Possession is to be given with delivery of this deed.

WITNESS our signatures in Memphis, Tennessee this 30 day of June, 2005.

GRANTOR:

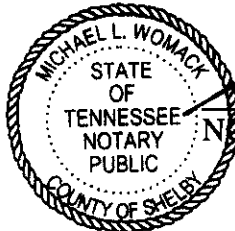
Marilyn Jean Zellner
Marilyn Jean Zellner, Co-Trustee

Arlene Sue Baer
Arlene Sue Baer, Co-Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

BEFORE ME, the undersigned Notary Public in and for the State and County aforesaid, duly commissioned and qualified, personally appeared Marilyn Jean Zellner and Arlene Sue Baer, Co-Trustees, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that they executed the within instrument for the purposes therein contained, and who further acknowledged upon oath or affirmation that they are the duly appointed and serving Co-Trustees of the Louis Bozof Living Trust dated dated October 16, 1989, the maker or a constituent of the maker, and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker for the purposes therein contained.

WITNESS my hand, at office, in Memphis, Shelby County, Tennessee this 30 day of June, 2005.



[Signature]
NOTARY PUBLIC

My Commission Expires:

My Comm. Exp. 4-07-2009

Grantor(s) Name, Address, phone:

Marilyn Jean Zellner and Arlene Sue
Baer
6385 W. Camberly Court
Memphis, Tennessee
38119
Home Phone: (901) 767-6066
Work Phone: (901) 216-4547

Grantee(s) Name, Address, phone:

Stan Nesler
5310 Caneridge Road
Hernando, MS 38632

Home Phone: (662) 449-4850

Work Phone: (901) 345-9106

SEND TAX STATEMENTS TO GRANTEE

H:\mwmack\Real Estate & Loan\2005 RE\200511845\Mississippi Warranty Deed.doc

After Recording Return To:

Baskin, McCarroll, McCaskill & Campbell PA
PO Box 190
Southaven, MS 38671
(662) 349-0664

File No: 805164 Initials: Jm

EXHIBIT A
LEGAL DESCRIPTION

Lot 6, Pleasant Hill Homesites, Arkabutla Reservoir, situated in Section 36, Township 3 South, Range 9 West, DeSoto County, Mississippi as per plat thereof recorded in Plat Book 3, Page 6, in the Office of the Chancery Clerk of DeSoto County, Mississippi, being more particularly described as follows:

Beginning at a point located at the northeast corner of Lot No. 6, from which point an iron pipe located 20 feet south of the northwest corner of the northeast 1/4 of Section 31, Township 3 South, Range 8 West, bears North 70 degrees 18 minutes East, 4781.55 feet distant; run thence South 34 degrees 36 minutes East, 203.3 feet to a point; thence South 41 degrees 00 minutes West, 223.00 feet to a point; thence North 71 degrees 04 minutes West, 234.6 feet to a point; thence North 31 degrees 40 minutes East, 298.5 feet to a point; thence South 78 degrees 08 minutes East, 46.08 feet to a point; thence North 74 degrees 22 minutes East, 52.94 feet to the point of beginning, containing 1.80 acre more or less.